



NORFOLK

CITY PLANNING COMMISSION PUBLIC HEARING AGENDA

July 25, 2013

DRAFT

The Norfolk City Planning Commission will hold a public hearing on July 25, 2013 at 2:30 p.m. in the City Council Chamber, 11th Floor, City Hall Building, Civic Center, Norfolk, Virginia to consider the following applications:

CONTINUED AGENDA

1. **VICTORIA POWELL**, for a Special Exception to operate an Automobile and Truck Repair facility on property located at 5570 Raby Road.
2. **TOBACCO AND WIRELESS WORLD BY ANISH P. PATEL**, for a Special Exception to operate an establishment for the Sale of Alcoholic Beverages for Off-Premises Consumption on property located at 1515 Azalea Garden Road, Suite 1519.

The request is to allow the existing convenience store to offer beer and wine to their customers for off-premises consumption only.

REGULAR AGENDA

1. **CITY PLANNING COMMISSION**, to amend *plaNorfolk2030*, so as to adopt and incorporate by reference the *St. Paul's Area Plan* on property generally bounded by City Hall Avenue on the south, St. Paul's Boulevard on the west, Brambleton Avenue and the U.S. Postal Service Distribution Center on the north, and Tidewater Drive on the east.
2. **CITY PLANNING COMMISSION ON BEHALF OF THE PLANNING DEPARTMENT**, to amend the *Zoning Ordinance*, Chapter 8, "Downtown Districts," to eliminate the requirement for a Development Certificate except for a development that requires a waiver from development standards or uses the gross lot area provisions.

3. [BDC PRINCESS ANNE, LLC, BY STEPHEN R. ROMINE](#), for the following applications on property located on the northwest corner of Ingleside Road and E. Princess Anne Road, property fronts 585 feet, more or less, along the western line of Ingleside Road and 580 feet, more or less, along the northern line of E. Princess Anne Road; premises numbered 3350 E. Princess Anne Road:
 - a. For an amendment to the City's general plan, *plaNorfolk2030*, from Industrial to Commercial.
 - b. For a conditional change of zoning from I-2 (Light Industrial) district to Conditional C-2 (Corridor Commercial) district.
4. [WALMART NEIGHBORHOOD MARKET BY THOMAS C. KLEINE](#), for the following applications on property located on the northwest corner of Ingleside Road and E. Princess Anne Road, property fronts 585 feet, more or less, along the western line of Ingleside Road and 580 feet, more or less, along the northern line of E. Princess Anne Road; premises numbered 3350 E. Princess Anne Road:
 - a. To operate an establishment for the Sale of Alcoholic Beverages for Off-Premises Consumption.
 - b. To operate a Retail Goods Establishment (operating after midnight).
 - c. To operate a Commercial Drive-Through.
5. [WAWA BY STEPHEN R. ROMINE](#), for the following applications on property located on the northwest corner of Ingleside Road and E. Princess Anne Road, property fronts 285 feet, more or less, along the western line of Ingleside Road and 275 feet, more or less, along the northern line of E. Princess Anne Road; premises numbered 3350 E. Princess Anne Road:
 - a. To operate an establishment for the Sale of Alcoholic Beverages for Off-Premises Consumption.
 - b. To operate a Retail Goods Establishment (operating after midnight).
 - c. To operate a Gas Station.
 - d. To operate a Convenience Store, 24-Hours (with fuel sales).

6. **MOJO BONES BY DON ROCKWELL**, for the following applications:
 - a. For a change of zoning to modify the conditions attached to property zoned Conditional C-2 (Corridor Commercial) on property fronting 150 feet, more or less, along the northern line of Portview Avenue, 300 feet, more or less, along the western line of 1st View Street, and 150 feet, more or less, along the southern line of W. Ocean View Avenue; premises numbered 9643 1st View Street, 201-211 W. Ocean View Avenue and 202-212 Portview Avenue.
 - b. To amend a previously granted Special Exception to operate an Entertainment Establishment with alcoholic beverages on property located on the southwest corner of W. Ocean View Avenue and 1st View Street, property fronts 100 feet, more or less, along the southern line of W. Ocean View Avenue and 300 feet, more or less, along the western line of 1st View Street; property also fronts 100 feet, more or less, along the northern line of Portview Avenue; premises numbered 9659 1st View Street.
7. **BEN MAHGEREFTEH**, for the following applications on properties located on the northeast corner of Colonial Avenue and W. 24th Street, property fronting 105 feet, more or less, along the eastern line of Colonial Avenue and 100 feet, more or less, along the northern line of W. 24th Street; premises numbered 2406 Colonial Avenue:
 - a. For a conditional change of zoning from I-2 (Light Industrial) district to Conditional C-2 (Corridor Commercial) district.
 - b. For a Special Exception to permit Mixed Uses.
8. **CHAMPION AUTO SERVICES BY WILLIAM E. BROWN**, for a Special Exception to operate an Automobile Sales and Services facility on property located on the northeast corner of N. Military Highway and Meadow Lake Drive, property fronts 125 feet, more or less, along the eastern line of N. Military Highway, and 200 feet, more or less, along the northern line of Meadow Lake Drive; premises numbered 6400 N. Military Highway.
9. **ALCHEMY NFK, INC BY CAREYANN WEINBERG**, for a Special Exception to operate a Flea Market, Indoor, on property fronting 58 feet, more or less, along the western line of Granby Street, beginning 50 feet, more or less, from the northern line of E. Wilson Avenue and extending northwardly; premises numbered 804 Granby Street.
10. **WELTON'S SEAFOOD BY JOHN T. CROOKS**, for a Special Exception for the Sale of Alcoholic Beverages for Off-Premises Consumption on property located on the northwest corner of Granby Street and W. 20th Street, property fronts 100 feet, more or less, along the northern line of W. 20th Street and 83 feet, more or less, along the western line of Granby Street; premises numbered 100 W. 20th Street, Suite 100.

11. **THE BEAUTY PARLOR BY Q AND COMPANY**, for a Special Exception to operate an Entertainment Establishment with alcoholic beverages on property located on the southwest corner of Granby Street and W. Wilson Avenue, property fronts 32 feet, more or less, along the western line of Granby Street and 110 feet, more or less, along the southern line of W. Wilson Avenue; premises numbered 765-767 Granby Street.
12. **PARKTOWNE ASSOCIATES, L.C. BY DAVID H. EMBREE**, for the closing, vacating and discontinuing of the following public rights-of-way:
 - a. A southern portion of a cul-de-sac on the southern line of Flowerfield Road just west of Parktown Road.
 - b. Parktown Road from the southern line of Flowerfield Road southwardly 303 feet, more or less.

Maps, plats, and other information concerning the above proposals may be seen at the office of the Department of Planning, Room 508, City Hall Building, Norfolk, Virginia 23510 or you may telephone (757) 664-4752. All interested parties are invited to be present at the time and place noted above. Additional information may be obtained online at: http://www.norfolk.gov/planning/city_planning_commission.asp

Frank M. Duke, AICP
Executive Secretary